

CHARLOTTE COUNTY PLANNING AND ZONING BOARD
Administration Center, 18500 Murdock Circle, Room 119, Port Charlotte, Florida
Minutes of Regular Meeting
August 12, 2013 @ 1:30 p.m.

Call to Order

Chair Hess called the meeting to order at 1:30 p.m. and upon the Secretary calling the roll, it was noted a quorum was present.

Roll Call

PRESENT

Paula Hess
Michael Gravesen

John Mahshie
Paul Bigness

ABSENT

Stephen Vieira

ATTENDING

Ty Harris, Assistant County Attorney
Gayle Moore, Recording Secretary

APPROVAL OF MINUTES

The minutes of July 8, 2013 were approved as circulated.

ANNOUNCEMENTS

Upon the oath being administered, the meeting commenced.

PETITIONS

Z-13-05-09

Quasi-Judicial

Commission District IV An

Ordinance pursuant to Section 125.66, Florida Statutes, amending the Charlotte County Zoning Atlas from Residential Single-family 3.5 (RSF-3.5) to Office, Medical and Institutional (OMI), for property located at 19076 Cochran Boulevard, in the Port Charlotte area, containing 0.3± acres; Commission District IV; Petition No. Z-13-05-09; applicant: DeFilippis Land Holdings of Florida, LLC; providing an effective date.

Staff Presentation

Jie Shao, Planner III, presented the findings and analysis of the petition with a recommendation of Approval, based on the reasons stated in the staff report dated July 19, 2013, noting that the proposed project is appropriate for this mixed-use neighborhood.

Questions for Staff

None.

Applicant's Presentation

Robert H. Berntsson, Esq., agent for applicant, spoke briefly in support of the petition. He added that the Site Plan application was ready to be submitted as soon as the rezoning had been approved. He noted the presence in the audience of those in favor of the application.

Public Input

None.

Minutes of Regular Meeting Continued

August 12, 2013 @ 1:30 P.M.

These minutes have been approved by the Charlotte County Planning and Zoning Board.

- **Mr. Mashie** moved to close the public hearing, second by **Mr. Bigness** with a unanimous vote.

Discussion

Chair Hess noted that the proposed use was in line with the Comprehensive Plan designations for the area, and that other aspects of the proposed request were also in line with the standards for approval of a rezoning.

Recommendation

Mr. Mashie moved that application Z-13-05-09 be sent to the Board of County Commissioners with a recommendation of *Approval*, based on the findings and analysis in the staff report dated July 19, 2013, along with the evidence presented at today's meeting, second by **Mr. Gravesen** and carried by a unanimous vote.

Chair Hess asked about the progress at the recent ULDC meeting, and **Mr. Cullinan** spoke briefly to that issue, noting that all future meetings would probably take the roundtable format, as that was felt to be the most productive format.

There being no further business to come before the Board, meeting was adjourned at 1:36 p.m.